

Town of Lunenburg

Conservation Commission

MINUTES

February 1, 2012

Ritter Memorial Building
960 Massachusetts Avenue

*Approved
5-16-12*

JJ Cote, Jack Byrne, John Lattanzi, Sharon Jordan
Mark Murphy, Matt Marro, Jan Carrier

(Hearings may be held up to 15 minutes before scheduled time)

7:00 PM ~ 50 Massachusetts Avenue ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public meeting on a Request for Determination of Applicability filed by Bootlegger Restaurant. The proposed project is for connection to existing septic tank, to be utilized as grease trap. Construction would include temporary disturbance of existing paved driveway and vegetated areas within the 100 foot buffer zone and within the Riparian zone of Baker Brook. **Using existing septic tank. Pump up to sewer. Jack/Sharon Negative 3**
Unanimous

7:10 ~ 238 Prospect Street, Lot 6 ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public meeting on a Request for Determination of Applicability by Hilltop Realty Trust. The proposed project is for construction of a house on an existing residential lot. Portions of the work are within 100 feet of Lake Whalom and are limited to a driveway entrance and connections of water & sewer to the systems on Prospect Street. No work is expected closer than 60 feet from Lake Whalom. **Driveway cut, no problem. Mark/Jack Negative 3**
Unanimous

7:20 PM ~ 240 Prospect Street, Lot 7 ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public meeting on a Request for Determination of Applicability by Hilltop Realty Trust. The proposed project is for construction of a house on an existing residential lot. Portions of the work are within 100 feet of Lake Whalom and are limited to a driveway entrance and connections of water & sewer to the systems on Prospect Street. No work is expected closer than 60 feet from Lake Whalom. **Driveway cut, no problem. Mark/Jack Negative 3**
Unanimous

7:30 PM ~ 246 Prospect Street, Lot 8 ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public meeting on a Request for Determination of Applicability by Hilltop Realty Trust. The proposed project is for construction of a house on an existing residential lot. Portions of the work are within 100 feet of Lake Whalom and are limited to a driveway entrance and connections of water & sewer to the systems on Prospect Street. No work is expected closer than 60 feet from Lake Whalom. **No problem. Mark/Jack Negative 3 Unanimous**

7:40 PM ~ ~ Off Pleasant & West Streets ~ Pursuant to MGL ch 131, s 40 as amended and the Town of Lunenburg Wetlands Protection and Municipal Bylaws there will be a public meeting on a Notice of Intent filed by Mike Borkowski of EPG Solar, LLC.. The proposed project is for construction of a solar photovoltaic farm within existing farmed field limits. **Cal Goldsmith presented modified plans from original filing.**

Panels would run from 30" to 8'. Until looking at a 3 megawatt quota, Mike Borowski will talk to them about lower megawatts. The Commission questioned as to how the vegetation will change in the area in response to the solar panels. They feel that there will be a major change in growth because the panels will present more shade. There are panels in wetlands and within the 30' NO TOUCH Zone and Matt recommended to deny approval on that point. We have not and will not allow anything within the 30' area. There is no DEP # assigned on file with the state as of today. The commission would like to see an alternative analysis and will continue the meeting until March 7th. Matt suggested that the commission walk the land with a wetland specialist and stated that the area needs better wetland flagging. Whoever of the commissioners can make it will meet on Pleasant Street at 8 AM on Friday, February 3rd. Mike is planning to meet with Jack (DPW) and Steve Marsden. Matt stated that there should be an escrow account set up to cover the cost of the independent civil engineer that will be reporting to the Conservation Commission. EPG said that would be no problem. Mike stated that there are no state grants available for this project, only a Federal Investment Tax Credit.

PUBLIC COMMENTS

Kristen B Burns ~ 634 West Street ~ Water running off of area into her yard ~ concerned about flooding.

Ryan L Stober ~ 275 Pleasant Street ~ Swale visible and water runs all year.

Gregory P Bittner ~ 129 Pleasant Street ~ Why did you go within the buffer zone?

Angelina M BeLisle ~ 642 West Street ~ Concerned about flooding.

??? ~ ??? Pleasant Street ~ Concerned about drainage from houses on Pleasant Street

Marilyn B Quinn ~ 297 Pleasant Street ~ There is another swale and a chain link fence would be unsightly.

There were many other comments regarding the area but were of no concern of the Conservation Commission. The public was made fully aware of the commission's jurisdiction at the beginning of the meeting and throughout the public comment time.

The meeting was continued until March 7th @ 7:00 PM.

Moved until February 15 ~ Approve Minutes ~ December 21, 2011 & January 18, 2012

OK Signatures ~ 3 Certificate of Compliance and 2 Determination of Applicability

OK Workshops/Info ~ Farms, Forests & Conservation, March 12

Keystone Project ~ April 19 – 22, 2012